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NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



2015-006094

Klamath County, Oregon



00170937201500060940020026

06/11/2015 01:11:11 PM

Fee: \$47.00

SPACE RESERVED
FOR
RECORDER'S USE

Charlotte Benson

5355 harlan dr

Klamath Falls OR 97603

Grantor's Name and Address

Shane Benson

5355 harlan dr

Klamath Falls OR 97603

Grantee's Name and Address

After recording, return to (Name and Address):

Shane and Charlotte Benson

5355 harlan dr

Klamath Falls OR 97603

Until requested otherwise, send all tax statements to (Name and Address):

Shane and Charlotte Benson

5355 harlan dr

Klamath Falls OR 97603

DEED CREATING ESTATE BY THE ENTIRETY

KNOW ALL BY THESE PRESENTS that Charlotte Benson

_____ hereinafter called grantor,
the spouse of the grantee hereinafter named, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
Shane Benson _____, herein called the grantee,
an undivided one-half of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in
any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

See Exhibit A attached.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold an undivided one-half of the above described real property unto the grantee forever.

The above named grantor retains a like undivided one-half of that same real property, and it is the intent and purpose of this instrument to create, and there hereby is created, an estate by the entirety between husband and wife as to this real property.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ Vesting. ^① However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. ^① (The sentence between the symbols ^①, if not applicable, should be deleted. See ORS 93.030.)

IN WITNESS WHEREOF, grantor has executed this instrument on

6/11/15
Charlotte Benson

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on June 11, 2015 by Charlotte Benson



Notary Public for Oregon

My commission expires

EXHIBIT A

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

A portion of Tract 26, Homedale, situated in Section 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Southeast corner of said Tract 26; thence North 43°30' West along the Northerly line of Harlan Drive a distance of 274.0 feet; thence North 46°30' East a distance of 69.2 feet to an iron pin; thence South 43°30' East a distance of 70.0 feet to an iron pin; thence South 89°15' East a distance of 90.7 feet to an iron pin on the Easterly line of said Tract 26; thence South 0°07' West along the Easterly line of said Tract 26 a distance of 194.3 feet, more or less, to the point of beginning.

Excepting therefrom that portion conveyed to Klamath County by Warranty Deed recorded April 24, 1981, in Volume M-81 on page 7339, Microfilm Records of Klamath County, to-wit: Beginning at the Southeast corner of said Tract 26; thence North 43°30' West a distance of 13 feet; thence North 68°25' East a distance of 9.66 feet to the West right of way line of Homedale County Road; thence South 0°07' West a distance of 13 feet along the West right of way line of Homedale County Road to the point of beginning.

Note: This legal description was created prior to January 1, 2008.